

090.0

0002

0013.0

Map

Block

Lot

1 of 1
CARD

Residential

ARLINGTON

APPRAISED:

Total Card / Total Parcel

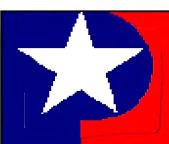
861,400 / 861,400

USE VALUE:

861,400 / 861,400

ASSESSED:

861,400 / 861,400


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
44		CRAWFORD ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: MCCABE PAUL/TARA	
Owner 2:	
Owner 3:	

Street 1: 44 CRAWFORD ST	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02474	Own Occ: Y

PREVIOUS OWNER	
Owner 1: PANDOLFI ROBERTO -	
Owner 2: -	

Street 1: 155 SUMMER STREET	
Twn/City: WALTHAM	
St/Prov: MA	Cntry

Postal: 02454	Type:
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NARRATIVE DESCRIPTION	
This parcel contains .139 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 2001, having primarily Vinyl Exterior and 1816 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 0 Rooms, and 0 Bdrm.	

OTHER ASSESSMENTS	
Code	Descrip/No

Amount	Com. Int

PROPERTY FACTORS	
Item	Code
Z	R1
o	SINGLE FA
n	100
Census:	
Flood Haz:	
D	
s	
t	

Exempt	

Topo	
Street	

Gas:	

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6055	Sq. Ft.	Site			0	70.	0.995										421,154						421,200	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	6055.000	440,200		421,200	861,400		57636
							GIS Ref
							GIS Ref
							Insp Date
							11/07/18

PREVIOUS ASSESSMENT								Parcel ID	090.0-0002-0013.0	Date
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	440,200	0	6,055.	421,200	861,400		Year end	12/23/2021
2021	101	FV	427,400	0	6,055.	421,200	848,600		Year End Roll	12/10/2020
2020	101	FV	427,400	0	6,055.	421,200	848,600	848,600	Year End Roll	12/18/2019
2019	101	FV	334,300	0	6,055.	427,200	761,500	761,500	Year End Roll	1/3/2019
2018	101	FV	334,300	0	6,055.	318,900	653,200	653,200	Year End Roll	12/20/2017
2017	101	FV	334,300	0	6,055.	288,800	623,100	623,100	Year End Roll	1/3/2017
2016	101	FV	334,300	0	6,055.	276,800	611,100	611,100	Year End	1/4/2016
2015	101	FV	329,500	0	6,055.	234,600	564,100	564,100	Year End Roll	12/11/2014

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes	PAT ACCT.	7299
PANDOLFI ROBERT	32446-300		2/28/2001		429,900	No	No				
DOHERTY MARY	31461-177		6/12/2000		135,000	No	No	4			
	12129-433		12/20/1971			No	No	N			

BUILDING PERMITS											ACTIVITY INFORMATION										
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name									
5/19/2000	389	New Buil	100,000	O				NEW 2 ST COLONIAL	11/7/2018	MEAS&NOTICE	CC	Chris C									
									1/5/2009	Measured	372	PATRIOT									
									5/12/2001	MLS	MM	Mary M									
									1/21/2000	Vacant Lot	264	PATRIOT									
									1/1/1919												

Sign:	VERIFICATION OF VISIT NOT DATA	/	/

